

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE, CO. S. C.  
FEB 16 12 54 PM '71  
OLLIE FARNSWORTH  
R. M. G. WORTHS

VOL 908 PAGE 465

KNOW ALL MEN BY THESE PRESENTS, that **Belmont Heights, Inc.**  
A Corporation chartered under the laws of the State of **South Carolina** and having a principal place of business at  
**Greer**, State of **South Carolina**, in consideration of \_\_\_\_\_ Dollars,

**Four Thousand and no/100 -**

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

**John R. Cooley, his heirs and assigns forever:**

All that lot of land in the State of South Carolina, County of Greenville, near the City of Greer, being known and designated as lot no. 123 on a plat of Section I and II of Belmont Heights prepared by Dalton & Neves, Engineers dated July, 1960 and recorded in plat book QQ at pages 160 and 161. Said lot fronts on the easterly edge of Montclair Road a total distance of 125 feet; measures 178.9 feet on its southerly side; 80 feet on its easterly side; and 223.8 feet on its northerly side.

ALSO: All that lot of land in said State and County being a small triangular shaped portion of lot 124 on the aforesaid plat of Belmont Heights recorded in Plat Book QQ at pages 160 and 161 and being described as follows:

Beginning at an iron pin on the easterly side of Montclair Drive, joint front corner of lot 123 and 124, and running thence with the joint line of said lots in an easterly direction 223.8 feet to an iron pin; thence along the rear line of lot 124, 20 feet in a northerly direction to a point; thence in a westerly direction to the point of beginning:

This is a portion of the property conveyed to the grantor by deed of Earl R. Taylor, recorded in deed book 659 at page 315 and said property is conveyed subject to restrictive covenants of record and to any easements or rights of ways affecting same.



4.40

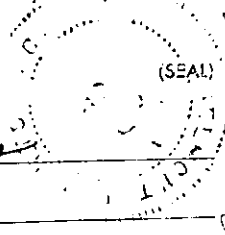
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs or successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 9<sup>th</sup> day of **February** 19 **71**.

SIGNED, sealed and delivered in the presence of:

*Marnie W. Stewart*  
*Jay S. Keller*

**BELMONT HEIGHTS, INC.**  
A Corporation  
By: *E. R. Taylor*  
VICE President  
*William L. Taylor*  
Secretary



STATE OF SOUTH CAROLINA  
COUNTY OF **Greenville**

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 9 day of **February** 19 **71**.

*Jay S. Keller* (SEAL)  
Notary Public for South Carolina.

*Marnie W. Stewart*

RECORDED this 16th day of **February** 1971, at 12:54 P. M., No. #18913

P. of 715.1-4-11  
Out of 715.1-4-12  
-286- T18.1-4-11 #